B1 cont'd

4. (Once Amended) A method according to claim 1, wherein the construct LTR is a heterologous regulatable LTR.

6. (Once Amended) A method according to claim 1, wherein the construct LTR is inactive.

B2

7. (Once Amended) A method according to claim 1, wherein the provirus comprises an NOI encoding a selectable marker, which NOI is flanked by recombianse recognition sites.

8. (Once Amended) A method according to claim 1, wherein the provirus comprises an internal 5' LTR upstream of the recombinase site or the 5' recombinase site where there is more than one site.

10. (Once Amended) A method according to claim 1, wherein the U3 region of the 5' LTR and/or the U3 region of the second internal 5' LTR comprises a heterologous promoter.

B3

11. (Once Amended) A method according to claim 1, wherein the provirus comprises two recombinase recognition sites and as a preliminary step, the recombinase is expressed in a host cell such that the nucleotide sequence present between the two sites is excised.

12. (Once Amended) A method according to claim 1, wherein the producer cell is a high titre producer cell, capable of producing at least 10^6 retrovirus particles per ml.

13. (Once Amended) A method according to claim 1, wherein the provirus is a lentivirus.

15. (Once Amended) A method according to claim 2, wherein the provirus further comprises a second NOI.

B4

B4 cont'd

16. (Once Amended) A producer cell obtainable by the method of claim 1.

B5

22. (Once Amended) A producer cell according to claim 18, wherein the third LTR is transcriptionally quiscent.

B6

24. (Once Amended) A producer cell according to claim 20, wherein the first NOI is a selectable marker.

B7

26. (Once Amended) A producer cell according to claim 25, wherein the second LTR comprises a deletion in the U3 sequences in the 3' LTR.

27. (Once Amended) A producer cell according to claim 25, wherein the second NOI comprises a coding sequence operably linked to a promotor.

30. (Once Amended) A method for producing a high titre regulatable retroviral vector, the method comprising:

B8

(i) providing a derived producer cell comprising integrated into its genome a first vector;

(ii) introducing a second vector into the derived producer cell using a recombinase assisted method;

wherein the derived producer cell comprises a retroviral vector comprising in the 5' to 3' direction a first LTR (5' LTR); a second NOI operably linked to a second LTR (regulatable 3' LTR); and a third LTR (3' LTR); wherein the third LTR is positioned downstream of the second LTR in the derived producer cell.

B9

34. (Once Amended) A process for preparing a regulated retroviral vector, comprising performing the method according to claim 30 and preparing a quantity of the regulated retroviral vector.

B10

38. (Once Amended) A regulated retroviral vector according to claim 36, wherein the target site is a cell.

40. (Once Amended) A regulated retroviral vector according to claim 35, in combination with a pharmaceutically acceptable carrier.

B11

41. (Once Amended) A medicament for diagnostic and/or therapeutic and/or medical applications, comprising a regulated retroviral vector according to claim 35.

B12

43. (Once Amended) A derived stable producer cell capable of expressing regulated retroviral vectors according to claim 35.

47. (Once Amended) A nucleic acid vector according to claim 45, further comprising a 5' LTR and/or a packaging signal.

B13

48. (Once Amended) A nucleic acid vector according to claim 45, wherein the LTR is a heterologous regulatable LTR.

49. (Once Amended) A nucleic acid vector according to claim 45, wherein the LTR is transcriptionally quiscent.